

City of Albuquerque

CAPER

Fourth Program Year CAPER

HUD CPD Consolidated Planning
[March 31, 2012]



[Consolidated Annual Performance and Evaluation Report outlines how Community Development Block Grant (CDBG), HOME Investment Partnerships Act (HOME) and Emergency Shelter Grant (ESG) funds from the Department of Housing and Urban Development were spent during calendar year 2010.]

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Fourth Program Year CAPER

Consolidated Annual Performance and Evaluation Report includes Narrative Responses to CAPER questions that CDBG, HOME, HOPWA, and ESG grantees must respond to each year in order to be compliant with the Consolidated Planning Regulations. The Executive Summary narratives are optional.

The grantee must submit an updated Financial Summary Report (PR26).

GENERAL

Executive Summary

Program Year 4 CAPER Executive Summary response:

2011 was an economically challenging year for the City of Albuquerque. The City of Albuquerque received a 12% reduction for its 2011 HOME Investment Partnerships Program (HOME) and a 16% reduction of funds in its 2011 Community Development Block Grant Program due to funding cuts at the national level within the Department of Housing and Urban Development (HUD). While these funding cuts did bring a slowdown to the City's ability to hire and replace staff, these cuts were not passed down to agencies. The City did not reduce funding to 2011 Public Service projects as it was decided that the services being provided by these projects were crucial to low income City residents during this ongoing economic recession. However the City did reduce funding to its CDBG Affordable Housing Development category and reduced funding to its homebuyer counseling projects in order to meet these funding cuts.

As with 2010, the City continued to focus much of its resources on supporting the most "at-risk" populations during this difficult time, populations such as low-income families, persons with disabilities, and persons experiencing homelessness. For example, the City invested HOME and Workforce Housing Trust Fund monies into the Silver Gardens Phase II and the Plaza Feliz affordable rental housing development projects targeted at low to moderate income families and persons with disabilities, and, initiated a Request for Proposal Process to fund approximately \$2 Million in Public Facility Improvements in 2012 that will increase access to services for persons experiencing homeless or "at-risk" for experiencing homelessness and/or improve services for persons experiencing homelessness or "at-risk" for experiencing homelessness.

Additionally, while still funding traditional interventions for persons experiencing homelessness such as overnight shelters and motel vouchers, in 2011, the City of Albuquerque worked with local service providers, the Albuquerque Coalition to End Homelessness, and private sector individuals to identify and house 75 of the City's most vulnerable homeless persons. The City also continued to implement the mission of the ABQ Heading Home Initiative to break the cycle of chronic homelessness through the development of systemic policies and procedures necessary to provide permanent housing opportunities and comprehensive supportive services for vulnerable populations.

Lastly, as an important step to ensuring that low income seniors and persons with disabilities are able to remain in their houses, the City continued to fund its Emergency Home repair, Home Retrofit, and Home Owner Rehabilitation programs.

General Questions

Funds received in 2011	CDBG PY2011	HOME PY2011	ESG PY2010*
City of Albuquerque	\$3,996,223.00	\$2,185,700.00	\$193,783.00

In addition to entitlement funds the City of Albuquerque also received \$211,881.09 in HOME Program Income and \$108,136.09 in CDBG Program Income.

HOME Program Income is received from reimbursements of Down Payment Assistance and Housing Rehab Loans.

CDBG Program Income of \$108,136.09 is derived from Housing Rehab Loan repayments and Economic Development Loan Fund.

1. Assessment of the one-year goals and objectives:
 - a. Describe the accomplishments in attaining the goals and objectives for the reporting period.

One of the successes in the past year was the successful launch of *Albuquerque Heading Home*, a community initiative that brings together the non-profit community, the business sector, government and individual volunteers to quickly and permanently house those who are experiencing chronic homelessness and who are most "at-risk" for losing their lives due to being homeless.

The success of *Albuquerque Heading Home* has resulted in a \$1.5M Substance Abuse and Mental Health Services Administration (SAMHSA) grant award for the City. This is a three year grant which assists in providing supportive services to *Albuquerque Heading Home* participants as well as providing funding for a program director, an evaluator, an outreach coordinator, a housing specialist, and case managers.

The City's new Home Owner Occupied Rehabilitation Program also achieved numerous accomplishments in attaining the goals and objectives for the year. Early in the program year, over 200 persons were invited to program orientations conducted at various sites in the city. Orientations were conducted on program qualifications, loan products and construction requirements for the new program. During Program year 2011, 24 applicants were income and property qualified for the program. By the end of December 2011, 3 housing rehabilitation loans were awarded, with approximately 21 additional rehabs from the original interest list estimated to close and complete construction in 2012.

- b. Provide a breakdown of the CPD formula grant funds spent on grant activities for each goal and objective.
 - c. If applicable, explain why progress was not made towards meeting the goals and objectives.

Goals	Objective	Funds Spent
H 1	Annual Plan Activity: Provide emergency and minor home repairs for low- and moderate-income persons.	\$820,000 CDBG
H 2	Annual Plan Activity: Utilize CDBG funds to provide home retrofit services for persons who are elderly or disabled	\$101,875 CDBG
H3	Utilize HOME and ADDI funds to provide down payment assistance to first-time low-income homebuyers	\$427,069 HOME
H 4	Annual Action Plan Activity: Rehabilitate housing for low- and moderate-income homeowners.	0* CDBG \$5,338.07* 2008 HOME
H5	Utilize CDBG and HOME funds to expand the supply of rental housing affordable to very low-income persons including persons with disabilities, the elderly, and near homeless persons.	\$1,850,000 HOME (2008,2009, 2010)
H6	Utilize CDBG and HOME funds to expand the supply of affordable housing and homeownership for low-and moderate-income persons.	\$820,000** CDBG/HOME

The majority of the City Housing Objectives under the category of "Priority 1" were implemented according to expectations.

*The City's Home Owner Occupied Rehabilitation Program was slightly behind schedule. During the first seven months of the year, the Program's progress was slowed significantly when its Request for Bid to select a job order contractor to perform the construction rehabilitation work was delayed in the City's purchasing department. Due largely to employee turn over and department re-organization, the bid was not awarded until late July 2011. Immediately following the award, environmental, appraisals, applicant qualification, title searches, work write-ups, etc., were conducted and the Program was able to get back on track; however, the number of loan closings were reduced for PY2011 with the remainder to be carried over to PY2012.

**It is important to note that the funds listed for priority H6 represent a combination of 2011 HOME funds and older HOME funds. Additionally funding for 2011 activities under Goal H6 was reduced from prior years due to overall reductions in the 2011 CDBG Entitlement grant and a need to budget accordingly.

Priority 2. Preserve Existing Housing

Goals	Objective	Funds Spent
H7	Utilize CDBG and HOME funds to acquire and rehabilitate residential properties to be used for transitional housing.	Objective not implemented in 2011 *
H8	Utilize CDBG funds to rehabilitate units that are condemned with safe, decent and affordable housing units.	Objective not implemented in 2011 *
H9	Utilize CDBG and HOME funds to convert declining properties to single room occupancy (SRO) units for Very Low-income persons.	Objective not implemented in 2011 *

* Projects belonging to the objectives under Priority 2 were not planned activities for 2010 and therefore were not implemented in 2011.

Priority 3. Improve Access to Affordable Housing for Very low- and Low-Income Renters and Persons with Special Needs.

Goals	Objective	Funds Spent
H 11	Provide information on tenant and landlord rights and responsibilities	\$73,887 CDBG Admin
H 12	Provide Fair Housing Counseling with emphasis on ADA compliance and housing rights of immigrants.	0*

* In 2011 the City's Office of Human Rights Office no longer existed due to budget cuts in the City's General Fund. Consequently the position of the Fair Housing Coordinator was not posted and filled by the City's Personnel Division as was expected. Therefore planned activities did not take place. However, planned activities are expected to continue in 2012 under a new contract with the Independent Living resource Center.

Public Facilities and Improvements

Priority 1. Ensure neighborhood safety through neighborhood improvements and securing of abandoned properties.

Goals	Objective	Funds Spent
PF 1	Board up or demolish abandoned properties that have been cited for criminal and/or civil violations and pose an immediate threat to the health and safety of residents of the surrounding neighborhood.	\$0 CDBG*
PF 2	Provide a minimum of one physical improvement that will enhance a low- or -moderate income neighborhood through promoting area safety or community identity.	Project not Implemented in 2011**

*There were no 2011 CDBG funds used for this project although project activities were implemented in 2011. The Project is a combination of City General Funds and CDBG funds and General Funds are always spent first.

** Two projects planned for 2011, the Barelás Footbridge and the San Pablo Pedestrian Light projects were not implemented and have been scheduled to begin in 2012 and are part of the 2012 HUD Action Plan.

Priority 2. Ensure that low-income and persons with special needs have convenient physical access to public services provided by and through the City of Albuquerque

Goals	Objective	Funds Spent
PF 3	Acquire, renovate or expand public facilities that house services for low- and moderate-income persons, senior citizens, persons with disabilities or other at-risk people in order to expand and improve the quality of service delivery. Projects included the Safe House Kitchen renovation, the Adelante Warehouse Acquisition for employment services, and the YDI Boxing Gym for Youth.	\$875,411 CDBG
PF 4	Expand or improve parks located in low- and moderate-income neighborhoods.	\$100,000 CDBG
PF 5	Planning to determine total funding needs, potential locations and sponsors to expand emergency shelter services.	TBD*
PF 6	Provide physical improvements to public facilities to enhance accessibility to the facility by persons with disabilities. 2011 Projects included the St Martin's ADA Improvement project.	\$130,000 CDBG

PF 7	Provide physical improvements to a community center located in a low- and moderate-income neighborhood.	\$0 CDBG

All project activities belonging to Objectives under this Priority Area were implemented as expected.

*Monies were set aside for Objective PF5 for the construction of a public facility to be used for the housing of persons experiencing homelessness. In 2011 the City put out a Request for Proposals (RFP) for Public Facility Improvement Projects that met the objectives of: a) increasing access to services for persons experiencing homelessness and/or 'at-risk' for experiencing homelessness and/or b) improved the quality of services for persons experiencing homelessness and/or 'at-risk' for experiencing homelessness. As a result of this RFP, the City anticipates investing an estimated \$2 million dollars in Public Facility Improvement Projects that directly benefit some of Albuquerque's most vulnerable populations.

Public Services (CDBG)

Priority 1. Improve Eviction and Homeless Prevention Assistance

Goals	Objective	Funds Spent
PS 1	Fund an eviction prevention program to include rental assistance and case management services for low- and moderate-income persons who are facing eviction and where nominal assistance can enable them to remain in their apartments.	\$109,251 CDBG

Objective activities were implemented as planned.

Priority 2. Continue programs to maintain and strengthen the social networks, independence and quality of life for persons who are elderly, disabled, homeless and/or have special needs

Goals	Objective	Funds Spent
PS 2	Provide dental care services in community based dental clinics.	\$182,000 CDBG
PS 3	Provide daily nutritious meals to persons who are elderly.	\$94,945 CDBG
PS 4	Provide day care services for children whose families are homeless.	\$9,000 CDBG
PS 5	Provide motel vouchers for persons who are homeless.	\$15,182 CDBG
PS 6	Provide employment assistance to immigrant women.	\$23,000 CDBG

PS 7	Provide overnight shelter to women and children who are homeless	\$12,000 CDBG
PS 8	Provide special garbage pick-up for neighborhood clean-up events located in low- and moderate-income neighborhoods	\$32,000 CDBG
PS 9	Provide homebuyer counseling to low- and moderate-income first time homebuyers.	\$47,000 CDBG

* All projects belonging to the Objectives listed under Public Services Priority Area 2 were implemented as planned.

Homeless Intervention and Prevention (ESG)

Priority 1. Provide Emergency Shelter for Persons Who Are Homeless

Goals	Objective	Funds Spent
ESG 1	Provide overnight shelter to women and children who are homeless	\$20,000*
ESG 2	Provide Day Shelter Services for persons who are homeless	\$148,581*
ESG 3	Provide overnight shelter to men who are homeless	\$63,000* ESG Match
ESG 4	Provide overnight shelter to men and women during the winter months who are homeless	\$16,000

All activities belonging to the Objectives under the Homeless Intervention and Prevention Priority 1 were implemented as planned.

- Describe the manner in which the recipient would change some of its experiences.

Based on programming experiences from 2010 and 2011, the City will continue to explore additional program options for the 2012 Program years. In response to the prolonged economic recovery, the City will plan to explore possibilities for increased economic development programming by partnering with local agencies to provide small business loans to local eligible residents. Furthermore, in addition to increasing its Very Low Income and Extremely Low Income affordable housing rental inventory, the City is also investigating possibilities of implementing a Tenant Based Rental Assistance (TBRA) Program. By providing much needed services for some of the City's most vulnerable residents, a TBRA Program would also complement the City's ABQ heading Home Program Objectives to provide quality affordable, mixed income, permanent housing opportunities for near homeless and homeless populations.

3. Affirmatively Furthering Fair Housing:

- a. Provide a summary of impediments to fair housing choice.

In City of Albuquerque, Analysis of Impediments to Fair Housing Choice (BBC Research & Consulting), the predominant impediments to fair housing in Albuquerque were identified as follows:

- Shortage of affordable housing
- Lack of handicap accessible housing
- Housing discrimination because of race
- Lack of resources to serve tenants with fair housing concerns
- Lack of fair housing education and awareness

- b. Identify actions taken to overcome effects of impediments identified.

Impediments	Actions Taken / Results
Shortage Of Affordable Housing	<p>In 2011 the City continued to implement its homeowner and multi-family new construction programs and to provide down payment assistance loans to eligible first time low to moderate income homebuyers.</p> <p>The City worked with non-profit providers and the New Mexico Coalition to End Homelessness to utilize additional ESG allocation for rapid re-housing of women and women with children who are staying at emergency shelter.</p>
Lack Of Handicap Accessible Housing	<p>The City continued to fund emergency home repair and home retro fit projects</p> <p>The City also funded the Independent Living Resource Center (ILRC) to provide housing counseling services as well as assist persons with disabilities to purchase homes.</p>
Housing Discrimination	<p>The City continues to require housing contractors to submit affirmative marketing plans with each application for funding and continues to provide Affirmative Marketing training to agencies as necessary.</p>
Lack Of Resources To Serve Tenants With Fair Housing Concerns	<p>The City continued to fund the landlord/tenant hotline to inform low-income persons of their rights and responsibilities under the New Mexico Tenant Landlord Law. (CDBG)</p>

<p>Lack Of Fair Housing Education and Awareness</p>	<p>Neighborhood Stabilization Program – contractors were required to describe how they incorporated Visitability elements into the rehabilitation of foreclosed properties or document why it was not feasible.</p> <p>Universal Design-New Mexico is a statewide not-for-profit, and was created as a result of eight years of work undertaken by the Affordable Housing Committee’s Universal Design Subcommittee, with a purpose of increasing housing education and awareness.</p>
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4. Describe Other Actions in Strategic Plan or Action Plan taken to address obstacles to meeting underserved needs.

The City has successfully launched *Albuquerque Heading Home*, a community initiative that brings together the non-profit community, the business sector, government and individual volunteers to quickly and permanently house those who are experiencing chronic homelessness and who have the most vulnerable risk of morbidity. In February 2011 over 200 volunteers took to the streets long before daybreak on some of the record-breaking cold days in decades to participate in *Albuquerque Heading Home* survey of homeless persons. Of the 700 persons experiencing homelessness found by volunteers, 475 agreed to take the Vulnerability Index Survey. Of the 475, 252 were identified as most “at-risk” of dying on the streets without some immediate intervention. The initial goal of *Albuquerque Heading Home* to permanently house the top 75 of the 252 was achieved and surpassed. As of January 30, 2012, 76 formerly homeless persons were housed and received case management and/or supportive housing services. The *Albuquerque Heading Home* team is anticipating to permanently house and additional 90 chronically homeless persons by the end of September 2012.

In 2011 the City also began administering a \$1.5M Substance Abuse and Mental Health Services Administration (SAMHSA) grant. These funds are assisting in providing supportive services to *Albuquerque Heading Home* participants as well as provide funding for a program director, an evaluator, an outreach coordinator, a housing specialist, a SOAR Specialist and 4 case managers. Also in September 2011, to assure housing for these participants, the City’s Housing First program has dedicated its housing vouchers solely for this vulnerable population.

The City’s Homeless Prevention and Rapid Re-housing Program (HPRP), which was implemented by Catholic Charities through a contractual agreement for over 2 years in the amount of \$1,807,256, ended in September 2011. This stimulus program provided 605 heads of household in the City with homeless prevention and rapid re-housing services.

The City also continued to work closely with the New Mexico Coalition to End Homelessness to implement expanding the supply of safe, affordable and decent housing, particularly for very-low Income residents, and extending supportive services for those who require support to gain and remain in housing. In addition, the City continued to work with contractors to provide affordable housing through its Workforce Housing and Affordable Housing programs.

5. Leveraging Resources

- a. Identify progress in obtaining “other” public and private resources to address needs.

Voters in Albuquerque approved \$10,000,000 in Work Force Housing Trust Funds (WFHTF), in 2011, for the development of mixed-income and affordable housing in the City. This was the third time voters approved this measure, providing \$30,000,000 in resources to date for the development of affordable housing. The WFHTF are leveraged with other HUD funds, private bank loans and private equity generated from the sale of federal Low Income Housing Tax Credits.

- b. How Federal resources from HUD leveraged other public and private resources.

Projects	HUD Funds Invested	City General Funds	Other*
Dental Healthcare Services for Persons Experiencing Homelessness	\$62,000 CDBG	\$66,000	
Motel Vouchers for Leases for Persons Experiencing Homelessness	\$19,000 CDBG \$4,000 ESG	\$61,295	
Affordable Housing	\$8,112,860		\$31,840,358

* Other funds include funds from the City of Albuquerque’s Work Force Housing Trust Fund (WFHTF) as well as monies from the Low Income Housing Tax Credit (LIHTC) Program.

- c. How matching requirements were satisfied.

In 2011 the City matched 100% of the Federal monies drawn. Match requirements of 25% were met.

Managing the Process

1. Describe actions taken during the last year to ensure compliance with program and comprehensive planning requirements.

Program Year 4 CAPER Managing the Process response:

Plan Development

In the development of the *2008-2012 Consolidated Plan*, the City held **12 focus groups** comprised of residents with specific needs, not-for-profit organizations serving low- and moderate-income persons, and representatives of private industry. The staff worked with numerous committees, whose members represented a wide array of industries, opinions and philosophies, to assess housing and community development needs and develop solutions. Four public hearings were held to gain further comments on program and policy direction.

Citizen Participation process for the 2011 CAPER

Citizen Participation

1. Provide a summary of citizen comments.

The City presented the CAPER at a Public Meeting on February 23, 2012. The meeting was held at the Los Griegos Multi-Service Center from 5:30 pm until 7:30 pm. The Meeting was advertised in the Albuquerque Journal as well as on the Department of Family and Community Services' website. Additionally, the Albuquerque Citizen Team was invited to attend the meeting through e-mail and through phone calls. Comment cards were provided at the Public Meeting.

The Public was notified of a 30-day Public Comment Period and was given contact information at the Public Meeting and through the Department's website. The 30-day Public Comment Period ended March 27, 2012. No official comments were made.

2. In addition, the performance report provided to citizens must identify the Federal funds made available for furthering the objectives of the Consolidated Plan. For each formula grant program, the grantee shall identify the total amount of funds available (including estimated program income), the total amount of funds committed during the reporting period, the total amount expended during the reporting period, and the geographic distribution and location of expenditures. Jurisdictions are encouraged to include maps in describing the geographic distribution and location of investment (including areas of minority concentration). The geographic distribution and expenditure requirement may also be satisfied by specifying the census tracts where expenditures were concentrated.

*Please note that Citizen Comments and Responses may be included as additional files within the CPMP Tool.

Program Year 4 CAPER Citizen Participation response:

Please see Appendix E to review the information that was presented to the Community at the Public Meeting on the 23rd of February. The Power Point Presentation that was given at the Public Meeting was also available during the 30-day Public Comment period on the Department's website. Printed copies of the both the Power Point Presentation and the 2011 CAPER were available at the Public Meeting.

Institutional Structure

1. Describe actions taken during the last year to overcome gaps in institutional structures and enhance coordination.

Program Year 4 CAPER Institutional Structure response:

In 2011 11 staff members from the Department of Family and Community Services, representing fiscal and program sections, attended the “HUD Labor Compliance Training” training in Albuquerque, NM. Additionally throughout 2011, key staff were involved in “HUD HOME Training”, on-going training on the CPD Performance Measures and discussions on how to include these measures in agency contracts, City Planning documents, and agency project reports and updates. Staff also increased their knowledge of IDIS set-up and maintenance procedures from online webcasts, available IDIS manuals, and, other CPD training materials. City employees also distributed CPD training materials to CHDO partners and City Council members to facilitate a greater understanding of and compliance with HUD regulations.

Projects funded with CDBG were certified through an updated check list that documented the national objective to be followed and verified that the activity was eligible, i.e., public facilities and improvements, economic development, housing or public services. Public service category costs were reviewed to ensure the City did not exceed its allowable cap. Projects funded using HOME funds were extensively reviewed by the Affordable Housing Review Committee (AHRC) to ensure initial eligibility and compliance with HUD regulations.

Also to increase the capacity to provide services to homeless populations and those populations “at-risk” for homelessness, the City continued to work with the non-profit community, the business sector, government and individual volunteers to implement the *Albuquerque Heading Home* homeless initiative. Using the Housing First model, *Albuquerque Heading Home* worked to house those who are experiencing chronic homelessness and were most “at-risk” for dying due their homelessness.

To assist with funding for *Albuquerque Heading Home* the City applied and received a \$1.5M for 3 years of SAMHSA (Substance Abuse and Mental Health Services Administration) grant. These funds are assisting in providing supportive services to *Albuquerque Heading Home* participants as well as provide funding for a program director, an evaluator, an outreach coordinator, a housing specialist, and case managers. To assure housing for these participants, the City’s City funded Housing First program has dedicated its housing vouchers solely for this population.

Monitoring

1. Describe how and the frequency with which you monitored your activities.

In 2011, the City continued its monitoring process for all agencies with City contracts. Each agency received a minimum of one on-site visit. These on-site reviews included both a **fiscal** and **programmatic** review of the agency’s activities. The reviews determined if agencies were compliant with the governing regulations for the program. Areas routinely reviewed include overall administration, board of directors’ involvement, program delivery methods, compliance with client eligibility determination, reporting systems, progress toward achieving contractual goals and appropriateness, financial systems, and verification of eligibility and appropriateness of expenditures.

Following the monitoring visit, agencies were sent a written report detailing the results of the review and any areas found not in compliance. Agencies are normally given 30 days to provide the City with corrective actions taken to address any noted findings. In addition to the **on-site reviews**, each agency is required to submit an audit which is reviewed by the Department. Findings noted in the independent audit are reviewed during the on-site monitoring visit to ensure the agency has taken the required corrective actions. Agencies must also submit quarterly progress reports that are reviewed.

The City also monitored **housing projects** which, because of HOME or CDBG funds, are required to provide affordable rental housing for a specified number of years after the term of the original contract that conveyed the funds. Both the number of units, which are subject to rent caps, as well as the number of years in which the property is required to remain affordable, are detailed in restrictive covenants placed on the property and filed in the office of the Clerk of Bernalillo County. Agencies are required to submit annual reports for these projects, which include a tenant roster detailing income, family size, race, ethnicity, rent amount and unit occupied and agency financial statements. Additionally, each project is visited a minimum of one time annually.

City staff members also conduct **Housing Quality Standards (HQS) inspections** as well as reviewed tenant files to verify income eligibility and income verification, compliance with HOME lease requirements, if applicable, and other tenant related aspects of the program such as compliance with allowable rent schedules. City fiscal staff reviewed the financial records, including, but not limited to, property operating expenses, reserve accounts, proper escrow of security deposits, rental payments, etc. In all instances, a written report is issued detailing the results of the monitoring visit and any corrective actions necessary. Typically, a written response detailing corrective actions taken by the agency is required within 30 days of issuance of the report. In the event there are any life, health or safety conditions noted as a result of the HQS inspection, the City may require a quicker response in repairing any deficient items noted.

2. Describe the results of your monitoring including any improvements.

Through DFCS monitoring procedures, City staff ensured both compliance to all applicable regulations and also Contractor performance towards goals. This evaluation allowed staff to recognize when there are issues with Contractors internally, through the review of Client Files, Personnel Files, Board Meeting Minutes, General Ledger, Bank Statements, External Audits, etc. In addition, by interviewing Contractors, City staff can understand the possible external factors that can contribute to the Contractor's inability of meeting such goals. Such an example is the national housing market crash of 2008. This event not only halted construction of many housing developments, but also caused many obstacles to potential homebuyers qualifying for home mortgages. Therefore, our monitoring provides a comprehensive view of Contractors and their compliance with goals and regulations when utilizing either HUD or City Funding.

3. Self Evaluation

- a. Describe the effect programs have in solving neighborhood and community problems.

The City of Albuquerque implemented an Affordable Housing Development Program, a Homeowner Occupied Home Rehabilitation Program, a Neighborhood Stabilization Program, a Public Service Program, a Public Facility and Improvement Program, and a Homeless Prevention and Intervention Program. In order to use limited resources as effectively, the City focused its program activities in targeted areas where possible. For example, as demonstrated in other sections of this CAPER, the City has used much of its Affordable Housing Development activities, Neighborhood Stabilization activities and its Public Facility and Improvements activities to focus on three Community Planning Areas (CPAs), the Near Heights, the Central Albuquerque, and the Southwest Mesa CPAs. The City has adopted this approach in order to work more comprehensively in those communities that are most "at-risk" for increases in homelessness, poverty, disinvestment, gentrification and blight.

- b. Describe progress in meeting priority needs and specific objectives and help make community's vision of the future a reality.

In the past few years the City of Albuquerque has tried to focus its resources on developing program strategies that work comprehensively in targeted areas. As a result, by the end of its 2008-2012 Plan the City will have added over 459 quality affordable rental housing units in priority Community Planning Areas. Eighty Four (84) of these units will be for low-income senior residents and 138 units will be for persons with special needs and near homeless populations. Many of these affordable housing rental projects are mixed income, mixed use projects. The City's policy to develop mixed income/mixed use development projects has helped to ensure that lower income persons do not get segregated into low-income neighborhoods and has helped revitalize neighborhoods that have been experiencing disinvestment.

- c. Describe how you provided decent housing and a suitable living environment and expanded economic opportunity principally for low and moderate-income persons.

In addition to affordable rental housing projects, the City has also invested in quality homeowner Projects. These projects are also located in targeted areas where neighborhoods have been experiencing blight and disinvestment. These homeownership projects have helped to stabilize neighborhoods by creating permanent housing opportunities for low-income persons so that these persons can in turn invest their time, energies, and resources into neighborhood businesses, schools, public facilities and socio-political concerns.

In addition to improving local communities through affordable housing projects, the City also used its CDBG funds to support services to low-income City residents that otherwise would go unfunded; projects such as the Emergency/Minor Home repair program through the Red Cross. Without this important program more than 450 households would be still be living in substandard conditions. Another important program that the City funded in 2011 was the Eviction prevention program which assisted 663 households to retain their housing. The City also provided CDBG Public Services monies to fund a Senior Meal Project which provided over 3,604 seniors with nutritious meals in 2011.

- d. Indicate any activities falling behind schedule.

While the re-design and re-opening of the City's Home Owner Occupied Rehabilitation Program has made tremendous progress in the past year, it remains slightly behind schedule. During the first seven months of the year, the Program's progress was slowed significantly when its Request for Bid to select a job order contractor to perform the construction rehabilitation work was delayed in the City's purchasing department. Due largely to employee turn over and department re-organization, the bid was not awarded until late July 2011. Immediately following the award, environmental, appraisals, applicant qualification, title searches, work write-ups, etc., were conducted and the Program was able to get back on track; however, the number of loan closings were reduced for PY2011 with the remainder to be carried over to PY2012.

Also, because of an unstable and slow housing market, the City's single family new construction projects continued to fall behind schedule. While construction activities occurred as planned, developers continued to have difficulties in selling and occupying units. Consequently, in 2011, City staff worked closely with Developers to monitor the housing market and increase marketing strategies as well as to increase down payment assistance to stalled projects in hopes of attracting eligible homebuyers. Despite increased incentives, however, the City's inventory of single family new constructions units remained high. According to Developers, one main reason for the lack of sales was because in 2011 potential first time homebuyers still faced increased difficulties in obtaining first mortgages due to changes in lending practices brought on by the economic downturn. Also it can be argued that because of fluctuations in the job market, consumer confidence in the overall economy remained lower than in previous years and therefore also contributed to a slow-down in housing sales.

- e. Describe how activities and strategies made an impact on identified needs.

Please see responses to letter "b" above.

- f. Identify indicators that would best describe the results.

Increase # of affordable housing units in target areas.
Increase # of housing units affordable to persons with disabilities
% of affordable housing development projects in target areas that are mixed income

- g. Identify barriers that had a negative impact on fulfilling the strategies and overall vision.

Because of an unstable and slow housing market, the City's single family new construction projects continued to fall behind schedule. While construction activities occurred as planned, developers continued to have difficulties in selling and occupying units. Consequently, in 2011, City staff worked closely with Developers to monitor the housing market and increase marketing strategies as well as to increase down payment assistance to stalled projects in hopes of attracting eligible homebuyers. Despite increased incentives, however, the City's inventory of single family new constructions units remained high. According to Developers, one main reason for the lack of sales was because in 2011 potential first time homebuyers

faced increased difficulties in obtaining first mortgages due to changes in lending practices brought on by the economic downturn. Also it can be argued that because of fluctuations in the job market, consumer confidence in the overall economy remained lower than in previous years and therefore also contributed to a slow-down in housing sales.

- h. Identify whether major goals are on target and discuss reasons for those that are not on target.

In 2011 the City's Community Development Division did not meet its 2011 CDBG Timeliness Test. This was mainly due to the fact that the community planning process for the development of a Public Facility Improvement project that would serve the needs of chronically homeless populations fell behind schedule. Consequently over \$2 Million in CDBG monies that had been set-aside for this project remained unspent. Although not in time to meet the CDBG Timeliness Test, these funds were made available through the City's Request for Proposal process and were subsequently awarded. Two projects were selected and are expected to be completed in 2012. The City does not expect to miss its Timeliness test again.

- i. Identify any adjustments or improvements to strategies and activities that might meet your needs more effectively.

As part of its strategy to focus resources on the City's most vulnerable residents during 2011, the City made adjustments to its affordable housing program. Although the City's Five Year Consolidated Plan called for the continued construction of additional single family units, in 2011 the City invested its housing funds in the development of affordable rental units for Very Low Income and Near Homeless populations as well as persons with disabilities. This change was made so that City residents already "at-risk" for homelessness would have increased affordable housing opportunities during this economically challenging time.

Also, to help foster and maintain affordable housing, the City's new Home Owner Occupied Rehabilitation Program was designed specifically to make applying for a rehabilitation loan as easy as possible; thus eliminating some of the barriers to participating in the Program and expanding the number of applicants. Oftentimes homeowners do not apply for the Program because of the difficulty in keeping appointments with city staff. They may not have transportation, or they are unable to take off from work, or some potential applicants are elderly, homebound, and/or have disabilities. Rehabilitation staff have "mobile offices" and may conduct intake, pre-construction meetings, etc., in the applicant's home or during off hours. When applicants are mobile, the Program's offices provide free and easily accessible parking as well.

Lead-based Paint

1. Describe actions taken during the last year to evaluate and reduce lead-based paint hazards.

The City is committed to eliminating lead-based paint hazards (LBPH). In the event LBPH is found, the City abates the hazards, thus insuring that the environment is safe for the current homeowner(s) and any future homeowner(s). Additionally, all homes assisted through the first-time homebuyer programs, if built prior to 1978, are evaluated for LBPH and if evident, the LBPH is encapsulated or abated.

During the latter part of PY 2011, the City's new home owner rehabilitation program began delivering services to qualified homeowners. Two Lead Based Paint Inspections were completed and no abatements were performed. One of the homes was found to have LBPH; however, abatement will be performed during PY2012. The NSP performed no lead based paint testing during the year.

HOUSING

Housing Needs

*Please also refer to the Housing Needs Table in the Needs.xls workbook.

1. Describe Actions taken during the last year to foster and maintain affordable housing.

Program Year 4 CAPER Housing Needs response:

As mentioned earlier in this CAPER, to help foster and maintain affordable housing, the City's new Home Owner Occupied Rehabilitation Program was designed specifically to make applying for a rehabilitation loan as easy as possible; thus eliminating some of the barriers to participating in the Program and expanding the number of applicants. Oftentimes homeowners do not apply for the Program because of the difficulty in keeping appointments with city staff. They may not have transportation, or they are unable to take off from work, or some potential applicants are elderly, homebound, and/or have disabilities. Rehabilitation staff have "mobile offices" and may conduct intake, pre-construction meetings, etc., in the applicant's home or during off hours. When applicants are mobile, the Program's offices provide free and easily accessible parking as well.

Additionally, rehabilitation loans have been structured to ease the financial burden faced by low-income homeowners who may forgo basic housing maintenance in favor of meeting more urgent needs. The new program offers three loan products for which homeowners may qualify based on their percentage of area median income. All three loan products provide a zero percent interest rate and terms based on the

amount of funding. These new loan products are structured to encourage the least economically able homeowner to maintain his/her home.

Specific Housing Objectives

1. Evaluate progress in meeting specific objective of providing affordable housing, including the number of extremely low-income, low-income, and moderate-income renter and owner households comparing actual accomplishments with proposed goals during the reporting period.

The Housing Section began and/or continued the implementation of five (5) Affordable Rental Housing Development Projects that will increase the supply of affordable rental housing within the City limits by 225 units located in targeted areas. The Projects completed/underway included:

Affordable Multi-Family Housing Development	# of Affordable Units	Total # of Units	CITY Funding	TDC
Artisan @ Sawmill Village	60	62	\$700,000	\$10,171,877
Villa Nueva/Sawmill Senior	44	46	\$500,000	\$9,190,475
Silver Gardens II	45	55	\$2,500,000	\$8,983,668
Sunport Plaza	21	21	\$1,118,390	\$1,118,390
Plaza Feliz	55	66	\$1,850,000	\$12,290,007
TOTALS	225	250	\$6,668,390	\$41,754,417

To date all Affordable Multi-Family Housing Developments mentioned above have been implemented on schedule.

2. Evaluate progress in providing affordable housing that meets the Section 215 definition of affordable housing for rental and owner households comparing actual accomplishments with proposed goals during the reporting period.

All multi-family housing projects mentioned above are complete they will contribute 225 new affordable (less than 80% AMI/MFI), rental units to the Albuquerque community.

The City of Albuquerque also has CDBG and HOME monies invested in five (5) homeownership projects. Initially, all five (5) homeownership projects were designed to be mixed income projects. However, due to the slow down in the housing market, developers for all five (5) projects (GAHP Barelás, Trujillo Road, GAHP Trumbull Infill, USBC, Sawmill Abolera de Vida) requested that the City allow these developers to market and sell all units as affordable. This request was granted. Consequently, the number of single family affordable units which now qualify under Section 215 increased from 60 units to 91 units.

3. Describe efforts to address "worst-case" housing needs and housing needs of persons with disabilities.

As in 2010, in 2011 the City continued to invest a greater portion of its funds, both federal and City Workforce Housing Trust Funds, into rental development projects for Very Low Income City residents and persons with disabilities. A main design feature of the majority of these projects was that residents have access to supportive services and/or case management services onsite. Also, in order to help low-income City residents to maintain their housing, the City continued to fund its Eviction Prevention program to provide subsistence payments to those City residents in danger of losing their rental housing.

Also by working with the Department of Senior Affairs, CDBG funding was provided to support seniors and persons with disabilities in need of ramps, grab bars and bathroom modifications; modifications which low-income homeowners would not be able to finance on their own. This "retrofit" program was an essential tool to assist elderly homeowners and persons with disabilities in making their houses safe and allowing them to remain at home as they "age in place." In a similar vein, the American Red Cross in New Mexico received CDBG funding to provide minor emergency repairs, often times to the elderly and persons with disabilities. The Home Owner Occupied Rehabilitation Program, too, works with homes to make them livable, decent and safe by addressing dangerous electrical systems, lead-based paint, insufficient structural integrity, antiquated or non-existent mechanical systems and/or inadequate plumbing. By bringing unsafe and substandard housing up to code, "worst-case" housing is addressed.

Public Housing Strategy

1. Describe actions taken during the last year to improve public housing and resident initiatives.

In 2011 the City of Albuquerque did not invest any of its Entitlement funds towards a Public Housing Strategy. The City's Public Housing Strategy continues to be implemented through the City's Department of Family and Community Services Neighborhood Housing Services Division.

Barriers to Affordable Housing

1. Describe actions taken during the last year to eliminate barriers to affordable housing.

In 2011 the City's positive actions to reduce barriers to fair housing choice included the following:

- Continued to work to establish and refine housing and community development Objectives and activities.
- Actively worked with the Albuquerque Coalition to End Homelessness, the Albuquerque Affordable Housing Committee, and the Initiative to End Homelessness to review and discuss housing and homeless prevention policy.

- Increased housing opportunities for persons with disabilities through the funding of homebuyer counseling activities through the Independent Living Resource Center.
- Increased access to affordable housing by funding city-wide homebuyer counseling activities for eligible low-income first tie homebuyers.

HOME/ American Dream Down Payment Initiative (ADDI)

1. Assessment of Relationship of HOME Funds to Goals and Objectives
 - a. Evaluate progress made toward meeting goals for providing affordable housing using HOME funds, including the number and types of households served.

Project Name	Project Type	# of Units	HOME funds Committed	Total Development Cost	Location
Trumbull Village Infill Development	Homeownership Acquisition/New Construction	14 affordable @ 51-80% MFI	HOME: \$770,000.00	\$3,397,229	Near Heights CPA
Barelas Infill Development	Homeownership Acquisition/New Construction	22 affordable @ 51-80% MFI	HOME: \$500,000.00	\$4,636,800	Central ABQ CPA
Arbolera De Vida Phase 2B	Homeownership Acquisition/New Construction	37 affordable @ 51-80% MFI	HOME: \$2,733,860.00	\$6,516,808	Central ABQ CPA
Broadway Vistas	Homeownership Acquisition/New Construction	19 affordable @ 51-80% 1 market rate	HOME: \$800,000.00	\$2,874,103	Central ABQ CPA
Trujillo Road	Homeownership Acquisition/New Construction	16 affordable @ 30-80% MFI	HOME: \$820,000.00	\$2,000,000	SW Mesa CPA

As previously mentioned, since 2008, the slow paced housing market has had quite an effect on the City's Affordable Housing Program. In response, the City has taken measures to not over-produce additional homeownership units, as an excess of single family homeownership units still exists. Contractors for the projects mentioned above are expected to market and sell their current inventory before constructing any additional units. The Abolera de Vida and Trujillo road projects have seen a slow trend upward in home sales over the past year. While the remaining affordable housing development projects have been at a standstill with

home sales in 2011. All projects have been closely monitored and technical assistance has been given as necessary to ensure that these projects remain viable.

2. HOME Match Report

- a. Use HOME Match Report HUD-40107-A to report on match contributions for the period covered by the Consolidated Plan program year.

Match Contributions	
Excess match from prior Federal fiscal year:	\$40,906.37
Match contributed during current Federal fiscal year:	\$384,340.09
Total match available for current Federal fiscal year:	\$425,246.46
Match liability for current Federal fiscal year:	\$425,246.16
Excess match carried over to next Federal fiscal year:	\$.30

Match Contribution for Federal Fiscal Year			
Project ID	Date of Contribution	Cash (non-Federal sources)	Total Match
3161521	05/2011	\$157,299.09	\$157,299.09
3161521	06/2011	\$227,041.00	\$227,041.00

3. HOME MBE and WBE Report

- a. Use Part III of HUD Form 40107 to report contracts and subcontracts with Minority Business Enterprises (MBEs) and Women's Business Enterprises (WBEs).

The City reports all MBE and WBE contracts when a HOME project has been completed. The HOME projects active in 2011 have been or will be completed in 2012. These projects will appear in the 2012 CAPER.

Annual Performance Report HOME Program

U.S. Department of Housing
and Urban Development
Office of Community Planning
and Development

OMB Approval No. 2506-0171
(exp. 8/31/2009)

Public reporting burden for this collection of information is estimated to average 2.5 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless that collection displays a valid OMB control number.

The HOME statute imposes a significant number of data collection and reporting requirements. This includes information on assisted properties, on the owners or tenants of the properties, and on other programmatic areas. The information will be used: 1) to assist HOME participants in managing their programs; 2) to track performance of participants in meeting fund commitment and expenditure deadlines; 3) to permit HUD to determine whether each participant meets the HOME statutory income targeting and affordability requirements; and 4) to permit HUD to determine compliance with other statutory and regulatory program requirements. This data collection is authorized under Title II of the Cranston-Gonzalez National Affordable Housing Act or related authorities. Access to Federal grant funds is contingent on the reporting of certain project-specific data elements. Records of information collected will be maintained by the recipients of the assistance. Information on activities and expenditures of grant funds is public information and is generally available for disclosure. Recipients are responsible for ensuring confidentiality when public disclosure is not required.

This form is intended to collect numeric data to be aggregated nationally as a complement to data collected through the Cash and Management Information (C/MI) System. Participants should enter the reporting period in the first block. The reporting period is October 1 to September 30. Instructions are included for each section if further explanation is needed.

Submit this form on or before December 31.	This report is for period (mm/dd/yyyy)		Date Submitted (mm/dd/yyyy)
Send one copy to the appropriate HUD Field Office and one copy to: HOME Program, Rm 7176, 451 7th Street, S.W., Washington D.C. 20410	Starting 01/01/2011	Ending 12/31/2011	

Part I Participant Identification

1. Participant Number 85-6000102	2. Participant Name CITY OF ALBUQUERQUE		
3. Name of Person completing this report		4. Phone Number (Include Area Code)	
5. Address	6. City	7. State	8. Zip Code

Part II Program Income

Enter the following program income amounts for the reporting period: in block 1, enter the balance on hand at the beginning; in block 2, enter the amount generated; in block 3, enter the amount expended; and in block 4, enter the amount for Tenant-Based rental Assistance.

1. Balance on hand at Beginning of Reporting Period	2. Amount received during Reporting Period	3. Total amount expended during Reporting Period	4. Amount expended for Tenant-Based Rental Assistance	5. Balance on hand at end of Reporting Period (1 + 2 - 3) = 5
1,354.34	211,881.09	213,235.43		0.00

Part III Minority Business Enterprises (MBE) and Women Business Enterprises (WBE)

In the table below, indicate the number and dollar value of contracts for HOME projects completed during the reporting period.

	a. Total	Minority Business Enterprises (MBE)				f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
A. Contracts						
1. Number	0					
2. Dollar Amount	\$0					
B. Sub-Contracts						
1. Number	0					
2. Dollar Amount	\$0					
	a. Total	b. Women Business Enterprises (WBE)	c. Male			
C. Contracts						
1. Number	0					
2. Dollar Amount	\$0					
D. Sub-Contracts						
1. Number	0					
2. Dollar Amounts	\$0					

Part IV Minority Owners of Rental Property

In the table below, indicate the number of HOME assisted rental property owners and the total dollar amount of HOME funds in these rental properties assisted during the reporting period.

	a. Total	Minority Property Owners				f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
1. Number	0					
2. Dollar Amount	\$0					

Part V Relocation and Real Property Acquisition

Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition. The data provided should reflect only displacements and acquisitions occurring during the reporting period.

	a. Number	b. Cost				
1. Parcels Acquired	0	\$0				
2. Businesses Displaced	0	\$0				
3. Nonprofit Organizations Displaced	0	\$0				
4. Households Temporarily Relocated, not Displaced	0	\$0				
Households Displaced	a. Total	Minority Business Enterprises (MBE)				f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
5. Households Displaced - Number	0					
6. Households Displaced - Cost	\$0					

4.

Assessments

- a. Detail results of on-site inspections of rental housing.

Although the City did perform on-site inspections of all required Continuum of Care (COC) funded projects, the long term compliance monitoring of HOME funded projects did not take place in 2011. This lack of monitoring was due to staff turnover and the need to train hire and train new staff in Housing Quality Standards (HQS) regulations. The City has since hired and trained new staff to perform such inspection in 2012.

- b. Describe the HOME jurisdiction's affirmative marketing actions.

The City requires housing contractors to submit **affirmative marketing plans** with each application for funding. The City continued to provide affirmative marketing training to agencies as necessary. Training included discussing the step-by step process for developing a plan and provided email addresses for easy access to HUD forms and logos. Furthermore, staff reiterated that all of housing projects, funded with NSP, HOME, CDBG, UDAG and Workforce Housing, must actively market to tenants and homebuyers who can be identified as "least likely to apply" while meeting federal and local requirements.

- c. Describe outreach to minority and women owned businesses.

In addition to supporting small business loans to women owned businesses through its support to the WESST Corporation, the City continued to promote the need to contract with minority and women owned businesses where applicable.

HOMELESS

Homeless Needs

*Please also refer to the Homeless Needs Table in the Needs.xls workbook.

1. Identify actions taken to address needs of homeless persons.

The City is working with the non-profit community, the business sector, government and individual volunteers to implement the *Albuquerque Heading Home* homeless initiative. Using the Housing First model, *Albuquerque Heading Home* is housing those who are experiencing chronic homelessness and who have the most vulnerable risk of morbidity quickly and permanently.

To assist with funding for *Albuquerque Heading Home* the City applied and received a \$1.5M for 3 years of SAMHSA (Substance Abuse and Mental Health Services Administration) grant. These funds are assisting in providing supportive services to *Albuquerque Heading Home* participants as well as provide funding for a program

director, an evaluator, an outreach coordinator, a housing specialist, and case managers. To assure housing for these participants, the City's City funded Housing First program has dedicated its housing vouchers solely for this population.

Additionally, in early 2012 the City is going to RFP its Continuum of Care S+C grants, soliciting proposals from qualified non-profit organizations interested in providing permanent supportive housing for people experiencing homelessness with behavioral health disorder disabilities in a way that is aligned with *Albuquerque Heading Home*.

Since February 2011, after *Albuquerque Heading Home* conducted a survey of homeless persons using the Vulnerability Index Survey used by the 100,000 Homes nationwide model during the 1st week of February 2011, the goal of *Albuquerque Heading Home* is house the 75 of the 252 found to be most vulnerable. At the end of 2011, the initiative has housed and provided case management for 56 people. It is anticipated that a minimum of 75 people will be housed by February 2012.

Also, in 2011 the City initiated a Request for Proposal Process to fund approximately \$2 Million in Public Facility Improvements in 2012 that will increase access to services for persons experiencing homeless or "at-risk" for experiencing homelessness and/or improve services for persons experiencing homelessness or "at-risk" for experiencing homelessness.

2. Identify actions to help homeless persons make the transition to permanent housing and independent living.

The City is implementing the homeless initiative *Albuquerque Heading Home*, using the Housing First model, to quickly and permanently those who are experiencing chronic homelessness and who have the most vulnerable risk of morbidity. Also, in addition to providing case management and supportive services, the City's transitional housing programs also use the Housing First approach to assist program participants to transition into permanent housing and independent living. The City is also attaching supportive services to all out Affordable Housing Projects that provide housing to "at-risk" populations

3. Identify new Federal resources obtained from Homeless SuperNOFA.

The Albuquerque Continuum of Care was awarded \$4,690,262 to provide housing and supportive services to the homeless. The Continuum expects to receive an additional \$250,000 for its bonus project.

Specific Homeless Prevention Elements

1. Identify actions taken to prevent homelessness.

Over \$95,000.00 in CDBG funds were used to support the City's eviction prevention program. The Program provided rental assistance and case management services to 511 low-income households who were facing eviction. The City also used its CDBG

funds to support services to low-income City residents that otherwise would go unfunded. Projects such as the Emergency/Minor Home repair program through the Red Cross. Without this important program more than 450 households would be still be living in substandard conditions and “at-risk” for homelessness.

Emergency Solutions Grants (HESG)

1. Identify actions to address emergency shelter and transitional housing needs of homeless individuals and families (including significant subpopulations such as those living on the streets).

On January 30, 2011 the City conducted the Point-in-Time (PIT) count to count the number of people who experienced homelessness in Albuquerque on that night using both the HUD’s definition of homelessness and the Department of Education’s definition of homelessness. This was done in order to also count people who are doubled up with family or friends due to loss of housing or economic hardship and to count people who living in motels due to lack of alternative adequate accommodations. Dozens of volunteers (homeless providers, advocates and City officials) participated on the survey count of homeless people at emergency and transitional housing sites, at entitlement offices and soup kitchens, and on the streets.

Based on the results from the 200 PIT count, the number of people experiencing homelessness in the City according to HUD’s definition is 1,671. The number of people experiencing homelessness in Albuquerque according to the Department of Education’s definition is 2,103.

The PIT count provided a snapshot of how many people experience homelessness in the City at a single point in time and an opportunity to collect some basic demographic information about who experiences homelessness in the community. The PIT count also provided the community a better understanding of the needs of those who are experiencing homelessness and gave the City an opportunity to prioritize funding for programs that serve people experiencing homelessness who have the most needs.

Additionally, in February 2011 over 200 volunteers took to the streets long before daybreak on some of the record-breaking cold days in decades to participate in *Albuquerque Heading Home* survey of homeless persons. Of the 700 (nobody died) found by volunteers, 475 agreed to take the Vulnerability Index Survey. Of those, 252 were found to be highly vulnerable to dying because of life on the streets. The goal of *Albuquerque Heading Home* is to house the top 75 of the 252 found to be most vulnerable by February 1, 2012. This goal has been achieved and surpassed. On January 30, 2012 76 have been housed with furnishings and are case managed and/or being provided with supportive services. The *Albuquerque Heading Home* team is anticipating to permanently house 90 chronic most vulnerable homeless by the end of September 2012.

2. Assessment of Relationship of ESG Funds to Goals and Objectives
 - a. Evaluate progress made in using ESG funds to address homeless and homeless prevention needs, goals, and specific objectives established in the Consolidated Plan.

Project Name	Type of Project	# Served in 2011	Funding Amount/Source	Five Year Annual Goal
Barett House Shelter Services for Women and Children	Emergency Shelter	30 persons per day	\$20,000.00 ESG/CDBG	2,500 households
St. Martin's Day Shelter Services for Homeless Persons	Emergency Shelter	300 persons per day	\$148,581.00	300 persons per day
AHCH Motel Voucher Program	Emergency Shelter	975 Households	\$15,182.00	975 Households
Albuquerque Rescue Mission Shelter Services for Men	Emergency Shelter	180 per night (November to March only)	\$16,000.00	4,400 Persons
Good Shepherd Shelter Services for Men	Emergency Shelter	60 per night	\$63,000.00 ESG City Match	1,500 Persons

Barrett House, St Martin's, AHCH, Albuquerque Rescue Mission, and Good Shepherd continued to provide shelter and shelter services to homeless men, women, children, families. All projects were on target for meeting the Five Year Goal.

- b. Detail how ESG projects are related to implementation of comprehensive homeless planning strategy, including the number and types of individuals and persons in households served with ESG funds.

All City projects are related to the implementation of the City's homeless planning strategy to reduce and prevent homelessness. The City works with providers to ensure that individuals and families staying at shelters are provided with the support and resources that will assist them in getting out of homelessness.

Race		Hispanic
White	39,881	15,005
Black/African American	8,473	5
Asian	2,796	
American Indian/Alaskan Native	12,672	6
Native Hawaiian/Other Pacific Islander	17	0
American Indian /Alaskan Native White	158	8
Black/African American & White	15	2
Other multi-racial	5,310	12
Total:	69,322	15,038

3. Matching Resources

- a. Provide specific sources and amounts of new funding used to meet match as required by 42 USC 11375(a)(1), including cash resources, grants, and staff salaries, as well as in-kind contributions such as the value of a building or lease, donated materials, or volunteer time.

Cash came from the General Fund in the amount of \$201,655.41.

4. State Method of Distribution

- a. States must describe their method of distribution and how it rated and selected its local government agencies and private nonprofit organizations acting as subrecipients.

NA

5. Activity and Beneficiary Data

- a. Completion of attached Emergency Shelter Grant Program Performance Chart or other reports showing ESGP expenditures by type of activity. Also describe any problems in collecting, reporting, and evaluating the reliability of this information.

ESG/HESG Program Activity	Funds
Barrett Shelter for Women and Children	\$11,897 (2010), \$6,846 (2011)
St. Martin's Day Shelter	\$104,294 (2010) \$50,486 (2011)
Albuquerque Rescue Winter Shelter	\$16,008 (2010)
Administration	\$199,249

b. Homeless Discharge Coordination

- i. As part of the government developing and implementing a homeless discharge coordination policy, ESG homeless prevention funds may be used to assist very-low income individuals and families at risk of becoming homeless after being released from publicly funded institutions such as health care facilities, foster care or other youth facilities, or corrections institutions or programs.

NA

- c. Explain how your government is instituting a homeless discharge coordination policy, and how ESG homeless prevention funds are being used in this effort.

The City currently collaborates and coordinates with institutions to ensure that clients discharged are empowered to live successfully in the community. The City network includes the following:

- Correctional facilities
- Mental Health facilities and hospitals
- Physical rehabilitation centers
- Police and other emergency professionals
- Homeless services providers
- Community substance abuse and mental health professionals
- New Mexico Coalition to End Homelessness

To expand on this network, the City has a Homeless Services web page, <http://www.cabq.gov/family/homeless-services/>, that provides a homeless provider map and detailed information including website for agencies. The website is also used 311 Citizen Contact Central Operations. Anyone can dial 311 free from any local or pay phone and have access to this information.

COMMUNITY DEVELOPMENT

Community Development

*Please also refer to the Community Development Table in the Needs.xls workbook.

1. Assessment of Relationship of CDBG Funds to Goals and Objectives
 - a. Assess use of CDBG funds in relation to the priorities, needs, goals, and specific objectives in the Consolidated Plan, particularly the highest priority activities.

Public Services:

Priority 1. Improve eviction and homeless prevention assistance

OBJECTIVE	2011 Target	2011 Results
Fund an eviction prevention program to include rental assistance and case management services for low- and moderate-income persons who are facing eviction and where nominal assistance can enable them to remain in their apartments.	680 Households	773 households

Priority 2. Continue programs to maintain and strengthen the social networks, independence and quality of life for persons who are elderly, disabled, homeless and/or have other special needs.

OBJECTIVE	2011 Target	2011 Results
Provide dental care services in community based dental clinics.	5000 individuals	5081 individuals
Provide day care services for children whose families are homeless.	100 individuals	98 individuals
Provide motel vouchers for persons who are homeless.	75 Ind. 84 Fam.	152 households
Provide employment assistance to low-income women.	34 women	25 Women
Provide overnight shelter to women and children who are homeless	650 people	915 People
Provide special garbage pick-up for neighborhood clean-up events located in low- and moderate-income neighborhoods	2000 residents	2385 residents
Provide homebuyer counseling to low- and moderate-income first time homebuyers.	45 Households	45 Households
Provide Nutritious Meals to Seniors	3604	Seniors

- b. Evaluate progress made toward meeting goals for providing affordable housing using CDBG funds, including the number and types of households served.

To date, the City has awarded \$1,578,802.00 for a Rehabilitation/Reconstruction Project to benefit Persons with HIV. The Project is scheduled to begin construction and to be completed in 2012. When completed the project will add 10 accessible low income multi-family units for persons with HIV/AIDS to the City's affordable housing inventory.

- c. Indicate the extent to which CDBG funds were used for activities that benefited extremely low-income, low-income, and moderate-income persons.

Over \$95,000.00 in CDBG funds were used to support the City's eviction prevention program. The Program provided rental assistance and case management services to 511 low-income households who were facing eviction. Additionally, the City used \$9,000.00 in CDBG funds to provide day care services for an estimated 98 children

whose families were experiencing homelessness and provided \$12,000.00 to shelter 915 homeless women and children. Lastly, \$182,000.00 in CDBG funds were used to provide dental services to 967 homeless and/or or near homeless populations.

2. Changes in Program Objectives

- a. Identify the nature of and the reasons for any changes in program objectives and how the jurisdiction would change its program as a result of its experiences.

There were no changes to Programming Objectives in 2011. However, because of reductions in its CDBG Entitlement Grant, the City did reduce funding to its Develop affordable Housing Category” and anticipates having to reduce funding to its Public Service projects in the future should Entitlement funds be further reduced. In 2011 the City was able to provide gap financing from City General funds and from older CDBG funds in order to continue to fund Public service projects at previous levels.

3. Assessment of Efforts in Carrying Out Planned Actions

- a. Indicate how grantee pursued all resources indicated in the Consolidated Plan.
- b. Indicate how grantee provided certifications of consistency in a fair and impartial manner.
- c. Indicate how grantee did not hinder Consolidated Plan implementation by action or willful inaction.

In 2011 the City of Albuquerque continued to pursue all resources indicated in its 2008-2012 Consolidated Plan. HUD HOME Investment Partnerships Program, Community Development Block Grant and Emergency Shelter Grant Program entitlement funds were applied for and received. Additionally City General funds were used as planned to fund Affordable Housing, Emergency Shelter, and Public Service Projects. Lastly, as indicated in the Consolidated Plan, City Workforce Housing Trust Funds (WFHTF) were renewed in 2011.

During the 2011 program year, the City of Albuquerque continued to implement programming as set out in both its 2008-2012 Consolidated Plan as well as its 2010 Action Plan. The City did not willfully hinder implementation of its Consolidated Plan by any action or willful inaction.

4. For Funds Not Used for National Objectives

NA

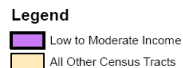
5. Anti-displacement and Relocation – for activities that involve acquisition, rehabilitation or demolition of occupied real property

NA

6. Low/Mod Job Activities – for economic development activities undertaken where jobs were made available but not taken by low- or moderate-income persons

NA

- All projects using CDBG funds that did not fall within a presumed benefit and/or low/moderate income benefit category were implemented in low-to-moderate income census tracts and/or block groups. For example the City's Tree Planting Project was implemented in Census tract numbers 2200, 1200, 901, 1300, 4713, 4714, 1101, and 3400. The Hide Out Boxing Public Facility Project was implemented in Census Tract 1400.



- CDBG Program Income of \$108,136.09 is derived from Housing Rehab Loan repayments and Economic Development Loan Fund.

- b. Detail the amount repaid on each float-funded activity.

NA

- c. Detail all other loan repayments broken down by the categories of housing rehabilitation, economic development, or other.

NA

- d. Detail the amount of income received from the sale of property by parcel.

NA

- 9. Prior period adjustments – where reimbursement was made this reporting period for expenditures (made in previous reporting periods) that have been disallowed, provide the following information:
 - a. The activity name and number as shown in IDIS;

NA

- b. The program year(s) in which the expenditure(s) for the disallowed activity(ies) was reported;

NA

- c. The amount returned to line-of-credit or program account; and

NA

- d. Total amount to be reimbursed and the time period over which the reimbursement is to be made, if the reimbursement is made with multi-year payments.

NA

- 10. Loans and other receivables
 - a. List the principal balance for each float-funded activity outstanding as of the end of the reporting period and the date(s) by which the funds are expected to be received.

NA

- b. List the total number of other loans outstanding and the principal balance owed as of the end of the reporting period.

Single Unit Housing Rehab:

Loans Outstanding: 58	\$1,247,194.65
------------------------------	-----------------------

Multi-Family Housing Rehab:

Loans Outstanding: 15	\$131,358.16
------------------------------	---------------------

Economic Development:

Loans Outstanding: 2	\$49,854.30
-----------------------------	--------------------

- c. List separately the total number of outstanding loans that are deferred or forgivable, the principal balance owed as of the end of the reporting period, and the terms of the deferral or forgiveness.

Deferred Loans:
Loans Outstanding:
Term : 10 Years 2

\$3,316.30

- d. Detail the total number and amount of loans made with CDBG funds that have gone into default and for which the balance was forgiven or written off during the reporting period.

NA

Program Type	# Units	Funds
Senior Retrofit	212	\$101,875.00
Emergency/Minor Home Repair	450	\$820,000.00
Home Owner Rehabilitation	3	HOME funds were used

- e. Provide a List of the parcels of property owned by the grantee or its subrecipients that have been acquired or improved using CDBG funds and that are available for sale as of the end of the reporting period.

NA

11. Lump sum agreements

- a. Provide the name of the financial institution.

NA

- b. Provide the date the funds were deposited.

NA

- c. Provide the date the use of funds commenced.

NA

- d. Provide the percentage of funds disbursed within 180 days of deposit in the institution.

NA

12. Housing Rehabilitation – for each type of rehabilitation program for which projects/units were reported as completed during the program year

- a. Identify the type of program and number of projects/units completed for each program.
b. Provide the total CDBG funds involved in the program.
c. Detail other public and private funds involved in the project.

13. Neighborhood Revitalization Strategies – for grantees that have HUD-approved neighborhood revitalization strategies

- a. Describe progress against benchmarks for the program year. For grantees with Federally-designated EZs or ECs that received HUD approval for a neighborhood revitalization strategy, reports that are required as part of the EZ/EC process shall suffice for purposes of reporting progress.

NA

Antipoverty Strategy

1. Describe actions taken during the last year to reduce the number of persons living below the poverty level.

Program Year 4 CAPER Antipoverty Strategy response:

The City's anti-poverty strategy has two primary elements. The first is to further activities that assist low-income residents in **overcoming barriers to employment**. Elements of this strategy include support of improvements in education services, including provision of high quality preschool services; support of before and after school activities at City middle and elementary schools that enhance learning; and support of programs designed to assure that low-income high school students remain and succeed in school.

The strategy also calls for a variety of efforts to assist adults in attaining and retaining employment. These include efforts to ensure parents access to affordable, high quality day care for both preschool and school age children, and improved access to affordable primary health care, dental care, mental health services and substance abuse treatment.

The second element of the strategy involves efforts to **expand economic opportunities** for lower-income residents through economic development planning to increase business growth in lower-income neighborhoods; and efforts to link other City economic development activities such as Industrial Revenue Bonds and Metropolitan Revenue Bonds to expand economic opportunity for low-income persons.

The City has leveraged funds for the creation of a business incubator to be located in the Pocket of Poverty from other City funds. Preliminary 2009 job creation numbers for the **WESST Enterprise Center** indicate 41 full time jobs were created by businesses housed at the incubator. The businesses report 5.5 million dollars in revenue and 2.4 million dollars in gross payroll.

NON-HOMELESS SPECIAL NEEDS

Non-homeless Special Needs

*Please also refer to the Non-homeless Special Needs Table in the Needs.xls workbook.

1. Identify actions taken to address special needs of persons that are not homeless but require supportive housing, (including persons with HIV/AIDS and their families).

Program Year 4 CAPER Non-homeless Special Needs response:

Project Name	# of Units	# Units for Special Needs populations	Supportive Services onsite
Silver Gardens Phase II	55 units	14 units for Special Needs	Yes
Plaza Feliz	66 units	4 units for Special Needs	Yes
1023 Central	10 units	10 units for Persons With HIV	Yes
Sawmill Senior	44 units	44 units for Seniors	Yes

Specific HOPWA Objectives

*Please also refer to the HOPWA Table in the Needs.xls workbook.

1. Overall Assessment of Relationship of HOPWA Funds to Goals and Objectives
Grantees should demonstrate through the CAPER and related IDIS reports the progress they are making at accomplishing identified goals and objectives with HOPWA funding. Grantees should demonstrate:

The City of Albuquerque has a Memorandum of Understanding with the New Mexico Mortgage Finance Authority to implement the City's HOPWA program through New Mexico Aids Services. The HOPWA program provides housing and supportive services to persons with HIV/AIDS and their families.

APPENDIX A: Tables 1C, 2C from 2008-2012 Consolidated Plan

CONSOLIDATED PLAN AND WORKFORCE HOUSING PLAN • Albuquerque, New Mexico • 2008-2012

2. Housing Goals for CDBG and HOME Investment Partnership Funds (Modified Table 2C)
The following chart provides the five-year and annual investment goals for CDBG and HOME funds.

Housing							
Priority 1. Expand supply of affordable housing, especially for very low-income and special needs populations such as elderly, persons with disabilities and emancipated youth.							
Objective	HUD Matrix	National Objective	Accomplishment Type	Outcome	5-Year/Annual Target	Program Year	Actual
H 1. Utilize CDBG funds to provide emergency and minor home repairs for low- and moderate-income persons.	14A	LMH	Households	Sustainability	2,250	2008 2009 2010 2011 2012	
PY 08 Annual Plan Activity: Provide emergency and minor home repairs for low- and moderate-income persons.	14A	LMH	Households	Sustainability	450		
H 2. Utilize CDBG funds to provide home retrofit services for persons who are elderly or disabled in order to assist them remaining in their homes and living independent.	03	LMH	Households	Sustainability	4,000	2008 2009 2010 2011 2012	
PY 08 Annual Plan Activity: Utilize CDBG funds to provide home retrofit services for persons who are elderly or disabled	03	LMH	Households	Sustainability	800		
H 3. Utilize HOME and ADDI funds to provide down payment assistance to first-time low- and moderate-income homebuyers.	13	LMH	Households	Affordability	75	2008 2009 2010 2011 2012	
PY 08 Annual Action Plan Activity: Provide down payment assistance to first-time low- and moderate-income homebuyers.	13	LMH	Households	Affordability	15		

60

CONSOLIDATED PLAN AND WORKFORCE HOUSING PLAN • Albuquerque, New Mexico • 2008-2012

H 4. Utilize CDBG and HOME funds to rehabilitate housing for low- and moderate-income homeowners.	14A	LMH	Households	Affordability	225	2008 2009 2010 2011 2012	
PY 08 Annual Action Plan Activity: Rehabilitate housing for low- and moderate-income homeowners.	14A	LMH	Households	Affordability	45		
H 5. Utilize CDBG and HOME funds to expand the supply of rental housing affordable to very low-income persons, including persons with disabilities, the elderly, and near homeless persons.	12	LMH	Units	Affordability	200	2008 2009 2010 2011 2012	
PY 08 Annual Action Plan Activity: Expand the supply of rental housing affordable to very low-income persons, including persons with disabilities, the elderly, and near homeless persons.	12	LMH	Units	Affordability	40		
H 6. Utilize CDBG and HOME funds to expand the supply of affordable housing for home ownership for low- and moderate-income persons.	12	LMH	Households	Affordability	190	2008 2009 2010 2011 2012	
PY 08 Annual Action Plan Activity: Expand the supply of affordable housing for home ownership for low- and moderate-income persons.	12	LMH	Households	Affordability	50		
Priority 2. Preserve Existing Housing							
Objective	HUD Matrix	National Objective	Accomplishment Type	Outcome	5-Year/Annual Target	Program Year	Actual
H 7 Utilize CDBG and HOME funds to acquire and rehabilitate residential properties to be used for transitional housing.	14B	LMC	People	Affordability	TBD	2008 2009 2010 2011 2012	

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FY 08 Annual Action Plan Activity: Work with transitional housing providers to scope potential project and determine a sponsor	14B	LMC	People	Affordability			
H 8. Utilize CDBG and HOME funds to rehabilitate units that are condemned with safe, decent and affordable housing units.	14G	LMH	Units	Affordability	5	2008 2009 2010 2011 2012	
FY 08 Annual Plan Activity: Develop a pilot project to ascertain process, cost and implementation procedures	14G	LMH	Units	Affordability	1		
H 9. Utilize CDBG and HOME funds to convert declining properties (such as Central Avenue motels) to single room occupancy (SRO) units for very low-income persons.	14G	LMH	Units	Affordability	3	2008 2009 2010 2011 2012	
FY 08 Annual Plan Activity: Convert declining properties (such as Central Avenue motels) to single room occupancy (SRO) units for very low-income persons.	14G	LMH	Units	Affordability	1		

Priority 3. Improve Access to Affordable Housing for Very low- and Low-Income Renters and Persons with Special Needs.							
Objective	HUD Matrix	National Objective	Accomplishment Type	Outcome	5-Year/Annual Target	Program Year	Actual
H 10. Utilize CDBG and HOME funds to provide a community education program to landlords, realtors and developers on the housing needs of people with disabilities.	21D	LMC	People	Accessibility	2,500	2008 2009 2010 2011 2012	
FY 08 Annual Plan Activity: Provide a community education program to landlords, realtors and developers on the housing needs of people with disabilities.	21D	LMC	People	Accessibility	500		

H 11. Utilize CDBG funds to provide information on tenant and landlord rights and responsibilities.	21D	LMC	People	Accessibility	6,500	2008 2009 2010 2011 2012	
FY 08 Annual Plan Activity: Provide information on tenant and landlord rights and responsibilities	21D	LMC	People	Accessibility	1,300		
H 12. Utilize CDBG funds to provide Fair Housing counseling with emphasis on ADA compliance and housing rights of immigrants.	21D	LMC	People	Accessibility	5,500	2008 2009 2010 2011 2012	
FY 08 Annual Plan Activity: Provide Fair Housing Counseling with emphasis on ADA compliance and housing rights of immigrants.	21D	LMC	People	Accessibility	1,100		

3. Workforce Housing Goals and Objectives

The chart below provides the overall strategic goals and objectives for Workforce Housing along with production goals.

Five-Year Goals	Five-Year Objectives	One-Year Objectives 1/08 – 12/08	Five-Year Production Goals 2008 - 2012	Annual Production Goals	Organizations Committed to WHOA Production
<ul style="list-style-type: none"> Preserve existing affordable housing 	<ul style="list-style-type: none"> Develop program to rehabilitate units that are condemned with safe, decent and affordable units Convert declining properties (such as Central Avenue motels) to single room occupancy 	<ul style="list-style-type: none"> Obtain site control for first rehab property Obtain site control for an SRO 	<ul style="list-style-type: none"> 50 units Obtain 3 properties 	<ul style="list-style-type: none"> Yr 1 = 5 Yr 2 = 11 Yr 3 = 11 Yr 4 = 11 Yr 5 = 12 	<p>Work on completing this column was not undertaken during the Plan preparation process because it became clear while working with three Subcommittees that included 29</p>

Public Services							
Priority 1. Improve eviction and homeless prevention assistance							
Objective	HUD Matrix	National Objective	Accomplishment Type	Outcome	5-Year/Annual Target	Program Year	Actual
PS 1. Utilize CDBG funds to expand eviction prevention program to include rental assistance and case management services for low- and moderate-income persons who are facing eviction and where nominal assistance can enable them to remain in their apartments.	05	LMH	Households	Affordability	1000 Households	2008 2009 2010 2011 2012	
PY 08 Annual Plan Activity: Fund an eviction prevention program to include rental assistance and case management services for low- and moderate-income persons who are facing eviction and where nominal assistance can enable them to remain in their apartments.	05	LMH	Households	Affordability	200 Households		
Priority 2. Continue programs to maintain and strengthen the social networks, independence and quality of life for persons who are elderly, disabled, homeless and/or have other special needs.							
PS 2. Utilize CDBG funds to provide comprehensive dental services to low- and moderate-income person and to persons who are homeless.	05M	LMC	People	Accessibility	AHCH-7,500 CD - 17,500	2008 2009 2010 2011 2012	
PY 08 Annual Plan Activity: Provide dental care services in community based dental clinics.	05M	LMC	People	Accessibility	ACHC-1,500 CD- 3,500		
PS 3. Utilize CDBG funds to provide daily nutritious meals to persons who are elderly.	05A	LMC	People	Accessibility	10,000	2008 2009 2010 2011 2012	
PY08 Action Plan Activity: Provide daily nutritious meals to persons who are elderly.	05A	LMC	People	Accessibility	2,000		
PS 4. Utilize CDBG funds to provide day care services for children whose families are homeless.	03/T	LMC	People	Accessibility	500	2008 2009 2010 2011 2012	
PY08 Action Plan: Provide day care services for children whose families are homeless.	03/T	LMC	People	Accessibility	100		

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PS 5. Utilize CDBG funds to provide motel vouchers for persons who are homeless.	03/T	LMC	People	Affordability	975	2008 2009 2010 2011 2012	
PY 08 Action Plan Activity: Provide motel vouchers for persons who are homeless.	03/T	LMC	People	Affordability	195		
PS 6. Utilize CDBG funds to provide employment assistance to immigrant women.	05	LMC	People	Accessibility	125	2008 2009 2010 2011 2012	
PY08 Action Plan Activity: Provide employment assistance to immigrant women	05	LMC	People	Accessibility	25		
PS 7. Utilize CDBG and ESG funds to provide overnight shelter to women and children who are homeless	05	LMC	People	Accessibility	2,500	2008 2009 2010 2011 2012	
PY 08 Action Plan Activity: Provide overnight shelter to women and children who are homeless	05	LMC	People	Accessibility	500		
PS 8. Utilize CDBG funds to provide special garbage pick-up for neighborhood clean-up events located in low- and moderate-income neighborhoods	05	LMA	Area	Sustainability	300	2008 2009 2010 2011 2012	
PY 08 Action Plan Activity: Provide special garbage pick-up for neighborhood clean-up events located in low- and moderate-income neighborhoods	05	LMA	Area	Sustainability	60		
PS 9. Utilize CDBG funds to provide homebuyer counseling to low- and moderate-income first time homebuyers.	05R	LMH	Households	Affordability	2,000	2008 2009 2010 2011 2012	
PY 08 Action Plan Activity: Provide homebuyer counseling to low- and moderate-income first time homebuyers.	05R	LMH	Households	Affordability	400		

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CONSOLIDATED PLAN AND WORKFORCE HOUSING PLAN - Albuquerque, New Mexico - 2008-2012

Emergency Shelter Grant							
Priority 1. Provide Emergency Shelter for Persons who are Homeless							
Objective	HUD Matrix	National Objective	Accomplishment Type	Outcome	5-Year/Annual Target	Program Year	Actual
ESG 1. Utilize CDBG and ESG funds to provide overnight shelter to women and children who are homeless	05	LMC	People	Accessibility	2,500	2008 2009 2010 2011 2012	
PY 08 Action Plan Activity: Provide overnight shelter to women and children who are homeless	05	LMC	People	Accessibility	500		
ESG 2. Utilize ESG funds to provide Day Shelter Services for persons who are homeless	05	LMC	People	Accessibility	300/day	2008 2009 2010 2011 2012	
PY 08 Action Plan Activity: Provide Day Shelter Services for persons who are homeless	05	LMC	People	Accessibility	300/day		
ESG 3. Utilize ESG match funds to provide overnight shelter to men who are homeless	05	LMC	People	Accessibility	7,500	2008 2009 2010 2011 2012	
PY 08 Action Plan Activity: Provide overnight shelter to men who are homeless	05	LMC	People	Accessibility	1,500		
ESG 3. Utilize ESG funds to provide overnight shelter to men and women who are homeless during the winter months	05	LMC	People	Accessibility	4,400	2008 2009 2010 2011 2012	
PY 08 Action Plan Activity: Provide overnight shelter to men and women during the winter months who are homeless	05	LMC	People	Accessibility	880		

OMB Approval No. 2506-0171
(exp. 12/31/2012)

page 1 of 4 pages

APPENDIX C: Citizen Participation Back-Up

Publications

Consolidated Annual Performance Evaluation Report (CAPER)

The Consolidated Annual Performance Evaluation Report (CAPER) outlines how Community Development Block Grant (CDBG), HOME Investment Partnerships Act (HOME), and Emergency Shelter Grant (ESG) funds from the Department of Housing and Urban Development (HUD) were spent in 2011. The community has a 30 day public comment period. All comments must be received, in writing, to Thea Guerin, prior to March 27, 2012.

[2011 CAPER \(Draft\)](#)

[2011 CAPER PowerPoint \(Draft\)](#)

[CDBG Summary of Accomplishments](#)

[CDBG Activity Summary Report](#)

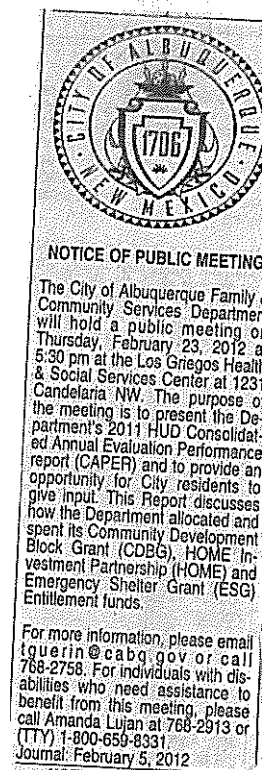
[CDBG Financial Summary Report](#)

[HOME Summary of Accomplishments](#)

[Summary of Consolidated Plan Projects for Report Year](#)

Contact: [Thea Guerin](#)
Family & Community Services
PO Box 1293
Albuquerque, NM 87103
(505) 768-2758

Posted: February 27, 2012




NOTICE OF PUBLIC MEETING

The City of Albuquerque Family & Community Services Department will hold a public meeting on Thursday, February 23, 2012 at 5:30 pm at the Los Griegos Health & Social Services Center at 1231 Candelaria NW. The purpose of the meeting is to present the Department's 2011 HUD Consolidated Annual Evaluation Performance report (CAPER) and to provide an opportunity for City residents to give input. This Report discusses how

the Department allocated and spent its Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME) and Emergency Shelter Grant (ESG) Entitlement funds.

For more information, please email tguerin@cabq.gov or call 768-2758. For individuals with disabilities who need assistance to benefit from this meeting, please call Amanda Lujan at 768-2913 or (TTY) 1-800-659-8331.

APPENDIX D: PR 26 Report

	Office of Community Planning and Development	DATE:	02-28-12
	U.S. Department of Housing and Urban Development	TIME:	16:13
	Integrated Disbursement and Information System	PAGE:	1
	PR26 - CDBG Financial Summary Report		
	Program Year 2011 ALBUQUERQUE, NM		

PART I: SUMMARY OF CDBG RESOURCES

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	6,330,167.38
02 ENTITLEMENT GRANT	3,996,223.00
03 SURPLUS URBAN RENEWAL	3,996,223.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	94,664.36
06 RETURNS	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	13,471.73
08 TOTAL AVAILABLE (SUM, LINES 01-07)	14,430,749.47

PART II: SUMMARY OF CDBG EXPENDITURES

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	3,173,135.92
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	3,173,135.92
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	429,802.05
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	3,602,937.97
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	10,827,811.50

PART III: LOWMOD BENEFIT THIS REPORTING PERIOD

17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	1,000,000.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	2,173,135.92
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	3,173,135.92
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	100.00%

LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS

23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: 2011 PY: PY:
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	3,173,135.92
25 CUMULATIVE EXPENDITURES BENEFITTING LOW/MOD PERSONS	3,173,135.92
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	100.00%

PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS

27 DISBURSED IN IDIS FOR PUBLIC SERVICES	595,162.93
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	142,529.55
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	99,418.19
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	638,274.29
32 ENTITLEMENT GRANT	3,996,223.00
33 PRIOR YEAR PROGRAM INCOME	303,614.70
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	4,299,837.70
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	14.84%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	429,802.05
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	1,008,006.17
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	1,437,808.22
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	0.00
42 ENTITLEMENT GRANT	3,996,223.00
43 CURRENT YEAR PROGRAM INCOME	94,664.36
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	13,471.73
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	4,104,359.09
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	0.00%



Office of Community Planning and Development
U.S. Department of Housing and Urban Development
Integrated Disbursement and Information System
PR26 - CDBG Financial Summary Report
Program Year 2011
ALBUQUERQUE, NM

DATE: 02-28-12
TIME: 16:13
PAGE: 2

LINE 17 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 17


Report returned no data.

LINE 18 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 18

Plan Year	IDIS Project	IDIS Activity	Activity Name	Matrix Code	National Objective	Drawn Amount
2011	18	1284	Atrisco Rental Rehab	14B	LMH	\$631,140.91
2011	18	1285	Dallas-Pennsylvania Rental Rehab	14B	LMH	\$368,859.09
2008	28	1269	3160796/3161272/2932203/2932201 GAHP Barelas Dev	12	LMH	\$89,494.33
2005	32	1049	3160561/2932203-GAHP Trumbull Village	12	LMH	\$10,690.33
Total						\$1,100,184.66

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
1994	2	2	5309250	CDBG COMMITTED FUNDS ADJUSTMENT	05	LMA	\$21,151.50
2005	32	1049	5344042	3160561/2932203-GAHP Trumbull Village	12	LMH	\$10,690.33
2007	37	1047	5344042	2928213-THOMAS BELL COMMUNITY CENTER	03	LMA	\$34,870.12
2007	46	1182	5221992	2928236-CPTED - E. Central Security Cameras	03	LMA	\$6,215.52
2007	48	1203	5344042	2928215-PFI-Safe House Kitchen	03	LMC	\$109,500.00
2008	2	1213	5271830	2929230-CPTED-Neighborhood Improvement	03	LMA	\$9,996.12
2008	2	1213	5344042	2929230-CPTED-Neighborhood Improvement	03	LMA	\$15,789.87
2008	28	1269	5344042	3160796/3161272/2932203/2932201 GAHP Barelas Dev	12	LMH	\$89,494.33
2009	2	1247	5329080	29330051-John Marshall Security Improvements	03	LMA	\$4,745.89
2009	2	1247	5344042	29330051-John Marshall Security Improvements	03	LMA	\$8,345.62
2009	9	1168	5271830	2930090-B.CANYON SENIOR CTR. PARKING LOT	03	LMA	\$205.71
2009	11	1198	5329080	2930140-East Central Streetscape	03	LMA	\$1,929.21
2009	11	1198	5344042	2930140-East Central Streetscape	03	LMA	\$1,065.16
2009	18	1148	5221992	2930260-COA-DSA-RETROFIT PROGRAM	14A	LMH	\$324.80
2009	18	1148	5271830	2930260-COA-DSA-RETROFIT PROGRAM	14A	LMH	\$209.69
2009	18	1148	5329080	2930260-COA-DSA-RETROFIT PROGRAM	14A	LMH	\$569.03
2009	48	1183	5344042	2930150- Winter Emergency Shelter- REHAB	03	LMC	\$6,011.26
2009	51	1201	5221992	Housing Rehabilitation- Program Delivery	14H	LMH	\$36,560.99
2009	51	1201	5271830	Housing Rehabilitation- Program Delivery	14H	LMH	\$37,989.44
2009	51	1201	5290550	Housing Rehabilitation- Program Delivery	14H	LMH	\$17,956.86
2009	51	1201	5329080	Housing Rehabilitation- Program Delivery	14H	LMH	\$40,132.89
2009	51	1201	5344042	Housing Rehabilitation- Program Delivery	14H	LMH	\$22,110.06
2009	53	1202	5329080	Fire Station #7 Improvements	03O	LMA	\$55,614.11
2009	54	1257	5329080	2930161-Sawmill C.L.T. Neighborhood Revitalization	19C	LMA	\$15,469.81
2009	54	1257	5344042	2930161-Sawmill C.L.T. Neighborhood Revitalization	19C	LMA	\$26,931.19
2010	4	1261	5271830	2931080- Parks Playground Improvements	03F	LMA	\$100,379.70
2010	7	1250	5271830	2931042-YDI Boxing Gym Improvements	03	LMA	\$15,607.35
2010	7	1250	5290550	2931042-YDI Boxing Gym Improvements	03	LMA	\$3,217.59
2010	7	1250	5329080	2931042-YDI Boxing Gym Improvements	03	LMA	\$5,480.81
2010	7	1250	5344042	2931042-YDI Boxing Gym Improvements	03	LMA	\$2,204.86
2010	12	1236	5221992	2931280-United South Broadway	12	LMH	\$9,895.69
2010	12	1236	5290550	2931280-United South Broadway	12	LMH	\$14,850.10
2010	12	1236	5344042	2931280-United South Broadway	12	LMH	\$6,365.22
2010	14	1232	5221992	2931210-American Red Cross/ Repairs	14A	LMH	\$10,933.67
2010	14	1232	5271830	2931210-American Red Cross/ Repairs	14A	LMH	\$119,223.09
2010	15	1234	5221992	2931250- CoA Dept. of Senior Affairs/Retrofit Program	14A	LMH	\$14,114.21
2010	17	1239	5344042	2931440-Law Access/Landlord-Tenant Hotline	05K	LMC	\$19,931.59
2010	21	1229	5290550	2931340-CoA Neighborhood Clean-up	05	LMA	\$6,107.12
2010	22	1237	5221992	2931410- CoA/ Senior Affairs/ Nutrition Services	05A	LMC	\$17,387.75
2010	26	1227	5271830	2931390- Home Ownership Counseling- USBC	05U	LMC	\$6,140.32
2010	28	1226	5221992	2931380- Home Ownership Counseling - SCLT	05U	LMC	\$554.50

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		Program Year 2011						
ALBUQUERQUE , NM								
Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount	
2010	29	1222	5221992	2931330-Eviction Prevention - Catholic Charities	05	LMC	\$5,368.51	
2010	29	1222	5344042	2931330-Eviction Prevention - Catholic Charities	05	LMC	\$3,640.17	
2010	30	1223	5221992	2931430-Eviction Prevention-YDI	05	LMC	\$1,115.72	
2010	30	1223	5271830	2931430-Eviction Prevention-YDI	05	LMC	\$1,890.62	
2010	30	1223	5344042	2931430-Eviction Prevention-YDI	05	LMC	\$2,144.56	
2010	31	1228	5221992	2931400- Metropolitan Homelessness Project	05	LMC	\$137.37	
2010	43	1241	5344042	2930874-TEST - Home Ownership Counseling-ILRC	05U	LMC	\$13,178.21	
2010	44	1255	5221992	2931450-Crossroads-Maya's Place Technology	05	LMC	\$12,307.00	
2010	44	1255	5344042	2931450-Crossroads-Maya's Place Technology	05	LMC	\$8,689.85	
2011	9	1279	5271830	ARC-Emergency Minor Home Repairs	14A	LMH	\$149,719.08	
2011	9	1279	5329080	ARC-Emergency Minor Home Repairs	14A	LMH	\$364,167.90	
2011	9	1279	5344042	ARC-Emergency Minor Home Repairs	14A	LMH	\$82,568.36	
2011	10	1265	5271830	SWC-Employment and Training	05H	LMC	\$11,222.00	
2011	10	1265	5329080	SWC-Employment and Training	05H	LMC	\$11,778.00	
2011	10	1266	5271830	DSA-Senior Nutrition Program	05A	LMC	\$15,368.02	
2011	10	1266	5290550	DSA-Senior Nutrition Program	05A	LMC	\$7,711.82	
2011	10	1266	5329080	DSA-Senior Nutrition Program	05A	LMC	\$14,195.82	
2011	10	1266	5344042	DSA-Senior Nutrition Program	05A	LMC	\$34,597.07	
2011	10	1267	5271830	DSA/ Senior Retrofit Program	14A	LMH	\$31,444.04	
2011	10	1267	5290550	DSA/ Senior Retrofit Program	14A	LMH	\$10,844.11	
2011	10	1267	5329080	DSA/ Senior Retrofit Program	14A	LMH	\$25,298.21	
2011	10	1267	5344042	DSA/ Senior Retrofit Program	14A	LMH	\$33,353.34	
2011	10	1271	5329080	2932320-Barrett Shelter Services	05	LMC	\$12,000.00	
2011	10	1274	5344042	2932330-Eviction Prevention - Catholic Charities	05	LMC	\$38,810.26	
2011	10	1276	5344042	2932440-Law Access/Landlord-Tenant Hotline	05K	LMC	\$62,822.59	
2011	10	1277	5344042	2932350-Community Dental Services	05M	LMC	\$120,000.00	
2011	10	1278	5344042	ILRC Homebuyer Counseling	05U	LMC	\$20,120.64	
2011	10	1287	5344042	AHCH/Dental Program	05M	LMC	\$62,000.00	
2011	10	1288	5344042	Cuidando Los Ninos	05	LMC	\$5,885.75	
2011	10	1289	5344042	2932430-Eviction Prevention - YDI	05	LMC	\$43,723.43	
2011	10	1304	5329080	Motel Vouchers (AHCH)	05Q	LMC	\$8,686.70	
2011	10	1304	5344042	Motel Vouchers (AHCH)	05Q	LMC	\$6,496.04	
2011	14	1090	5329080	3160554/3160563/2932204 SAWMILL CONST. LOAN	12	LMH	\$24,624.08	
2011	14	1090	5344042	3160554/3160563/2932204 SAWMILL CONST. LOAN	12	LMH	\$953.57	
Total							\$2,173,135.92	

APPENDIX E: Public Meeting Power Point Presentation